

**SNAPSHOT of HOME Program Performance--As of 09/30/08**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): Gloucester County Consortium

State: NJ

PJ's Total HOME Allocation Received: \$11,636,563

PJ's Size Grouping\*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 27			
% of Funds Committed	94.65 %	94.52 %	11	94.94 %	48	50	
% of Funds Disbursed	92.46 %	83.13 %	3	84.35 %	80	83	
Leveraging Ratio for Rental Activities	0.45	4.44	27	4.59	12	10	
% of Completed Rental Disbursements to All Rental Commitments***	98.83 %	83.34 %	10	81.38 %	45	59	
% of Completed CHDO Disbursements to All CHDO Reservations***	38.83 %	65.24 %	25	68.05 %	13	12	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.80 %	82.73 %	8	79.65 %	61	69	
% of 0-30% AMI Renters to All Renters***	65.31 %	44.53 %	7	44.76 %	77	83	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	91.84 %	95.87 %	23	94.31 %	22	22	
Overall Ranking:			In State:	19 / 27	Nationally:	36 34	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$23,254	\$26,615		\$25,245	49 Units	4.50 %	
Homebuyer Unit	\$9,711	\$16,530		\$14,395	378 Units	34.70 %	
Homeowner-Rehab Unit	\$8,761	\$15,052		\$20,186	481 Units	44.10 %	
TBRA Unit	\$3,405	\$7,838		\$3,142	182 Units	16.70 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

**Participating Jurisdiction (PJ):** Gloucester County Consortium NJ

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$30,635	\$62,870	\$8,600
<b>State:*</b>	\$96,875	\$90,993	\$17,016
<b>National:**</b>	\$88,539	\$71,594	\$22,853

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 0.0 %  
**National Avg:** 1.1 %

**R.S. Means Cost Index:** 1.09

<b>RACE:</b>	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	63.3	53.5	65.9	68.7
Black/African American:	34.7	41.0	31.6	28.0
Asian:	2.0	1.1	0.0	0.5
American Indian/Alaska Native:	0.0	0.3	0.2	0.0
Native Hawaiian/Pacific Islander:	0.0	0.3	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.3	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.5	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.3	0.2	0.0

### ETHNICITY:

Hispanic	0.0	2.9	2.1	2.7
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### HOUSEHOLD SIZE:

1 Person:	20.4	17.0	38.0	52.7
2 Persons:	44.9	25.3	29.9	21.4
3 Persons:	22.4	30.1	16.6	8.8
4 Persons:	8.2	15.4	6.7	4.4
5 Persons:	4.1	7.7	2.9	6.0
6 Persons:	0.0	2.9	4.2	3.3
7 Persons:	0.0	1.1	1.0	1.1
8 or more Persons:	0.0	0.5	0.6	2.2

### HOUSEHOLD TYPE:

Single/Non-Elderly:	22.4	13.3	12.3	14.8
Elderly:	12.2	5.1	46.2	37.4
Related/Single Parent:	53.1	48.1	21.4	28.6
Related/Two Parent:	8.2	27.1	15.4	8.2
Other:	4.1	6.4	4.8	11.0

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	42.9	3.5 <sup>#</sup>
HOME TBRA:	0.0	
Other:	24.5	
No Assistance:	32.7	

**# of Section 504 Compliant Units / Completed Units Since 2001** 19

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



# HOME PROGRAM SNAPSHOT WORKSHEET - RED FLAG INDICATORS

Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Gloucester County Consortium

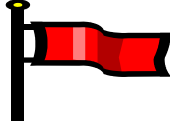
State: NJ

Group Rank: 36  
(Percentile)

State Rank: 19 / 27 PJs

Overall Rank: 34  
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	98.83	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	38.83	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.8	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	91.84	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.16	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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